

PLANNING DEPARTMENT
SHORELINE SETBACK APPLICATION

FOR OFFICIAL USE ONLY:	
SSD	201 <u>16</u> - <u>48</u>
Acceptance Date:	<u>2-26-16</u>
Website Posting Date:	<u>2-29-16</u>
Determination Date:	<u>2-26-16</u>
Planning Commission Date:	<u>NA</u>
Expiration Date:	<u>2-26-17</u>
Planner Assigned:	<u>JG</u>

Instructions: File all information requested under Part A for processing the Determination of Applicability (§8-27.1), including signature page. Fill out Parts A and B if you know, due to proximity of the shoreline, that your parcel will require a Certified Shoreline Survey. If you are proposing a permitted structure or subdivision within the shoreline setback area fill in Part C. For applications involving a variance, complete Part D.

Applicant Information	
Applicant:	Marc Ventura AIA LLC
Mailing Address:	4202 Rice Street #102 Lihue HI 96766
Phone:	(808) 246-3936
Email:	marc@marcventura.com
Applicant's Status: (Check one)	
<input type="checkbox"/> Owner of the Property	(Holder of at least 75% of the equitable and legal title)
<input type="checkbox"/> Lessee of the Property	Lessee must have an unexpired and recorded lease of five (5) years or more from the date of filing of this application. If not, Owner(s) must provide a Letter of Authorization.
<input checked="" type="checkbox"/> Authorized Agent	Attach Letter of Authorization
Transmittal Date:	12-29-15

Project Information (attach additional sheets, if necessary)	
County Zoning District:	Resort
Tax Map Key(s):	(4) 2-9-01:002
Land Area:	37.742 Acres
Nature of Development: (Description of proposed structure or subdivision)	Bathroom alteration at swimming pool

NO PERMITS WILL BE ISSUED WITHOUT PLANNING COMMISSION ACCEPTANCE,
EXCEPT AS PROVIDED IN §8-27.8(c)(8)

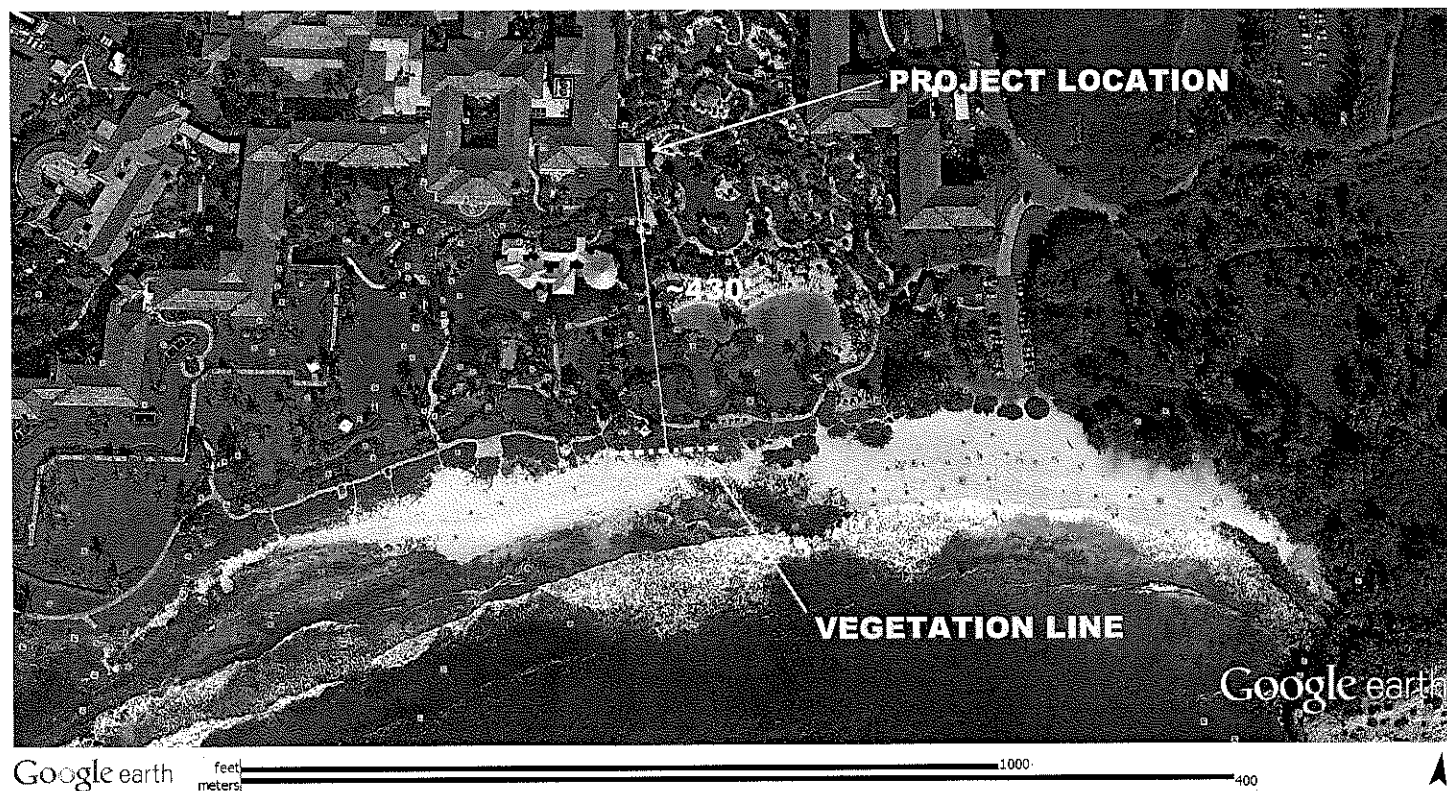
Part A

Shoreline Setback Determination of Applicability (§8-27.1)

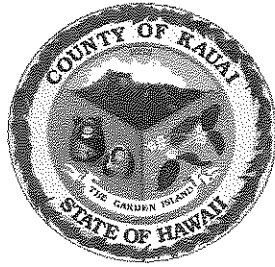
Check all that apply, fill in applicable information. Any box checked must be accompanied by additional information, photos and/or documentation.

- ☒ Properties Abutting the Shoreline
☐ Project's approximate distance from shoreline: 430'
- ☐ Properties Not Abutting the Shoreline
☐ Project's approximate distance from shoreline: _____
- ☒ Additional Information:
☒ Closest distance of improvement(s) from Shoreline is approximately 150 ft.
☒ Number of parcels and type of improvements (roads, buildings, structures) between Shoreline and this parcel:

No parcels between shoreline and the parcel that I am aware of.



HYATT REGENCY KAUAI
BATHROOM RENOVATION
PERMIT APPLICATION# 15-3016



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Planner Assigned:	

☒ Topography (undulating, flat, slope, etc.) and ground elevation of subject parcel (Lowest and Highest elevations)

generally flat - parcel varies in ground elevation from ~6.0' to ~40.0'

☒ Shoreline type (e.g. beach, dune, rocky, sandy with rocky outcropping, etc.)

Sandy with rocky outcroppings

☐ Artificially armored Shoreline

☐ If checked, what type of armoring (e.g. seawall, revetment, bulkhead):

☐ Is the armoring permitted/authorized?

☐ Date of authorization (attach copy of authorization letter):

☒ Is property in coastal floodplain (if checked, what zone)? xs

☐ Has this property been subject to coastal hazards in the past? (If checked, please describe)

If the proposed structure or subdivision is within the shoreline setback area then, please be aware that if the determination of a structure is approved, the Applicant shall agree in writing that the Applicant, its successors, and permitted assigns shall defend, indemnify, and hold the County of Kaua'i harmless from and against any and all loss, liability, claim or demand arising out of damages to said structures from any coastal natural hazards and coastal erosion, pursuant to §8-27.7(b)(2).

The requirements of the Subsection (b) shall run with the land and shall be set forth in a unilateral agreement recorded by the applicant with the Bureau of Conveyances or the Land Court, whichever is applicable, no later than thirty (30) days after the date of final shoreline approval of the structure under §8-27.8. A copy of the recorded unilateral agreement shall be filed with the Director and the County Engineer no later than forty-five (45) days after the date of the final shoreline determination and approval of the structure and the filing of such with the Director shall be a prerequisite to the issuance of any related building permit. §8-27.7(b)(6).

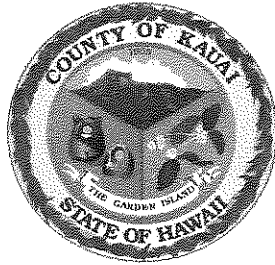
Applicant's Signature

Dec 29, 2015

Signature

Date

Applicability (to be completed by Planning Department)	
<input checked="" type="checkbox"/>	Setback Determination necessary. Requirements of Ordinance No. 979 are applicable.
	2/26/16
Planning Director or designee	Date



**PLANNING DEPARTMENT
SHORELINE SETBACK DETERMINATION**

If **Part A** has been deemed that a Determination will be necessary, the additional information will be required for submission of this application.

Part B

Exemption Determination

☐ A non-refundable processing fee of **one hundred dollars (\$100.00)** shall accompany a request for determination. (§8-27.8(e))

☐ **Exemption 1**

In cases where the proposed structure or subdivision satisfies the following four criteria:

(A) In cases where the proposed structure or subdivision is located outside of the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) 'V' or 'VE' flood zones;

(B) The proposed structure or subdivision is located at an elevation which is thirty (30) feet above sea level or greater;

(C) The applicant can demonstrate to the satisfaction of the Planning Director that the property is clearly adjacent to a rocky shoreline and that it will not affect or be affected by coastal erosion or hazards; and

(D) The shoreline setback shall be sixty (60) feet from the certified shoreline which has been established not more than twelve (12) months from the date of the application for the exception under this section.

☐ **Exemption 2**

In cases where the applicant can demonstrate to the satisfaction of the Planning Director that the applicant's proposed structure or subdivision will not affect beach processes, impact public beach access, or be affected by or contribute to coastal erosion or hazards, excluding natural disasters. Factors to be considered shall include, but not be limited to, proximity to the shoreline, topography, properties between shoreline and applicant's property, elevation, and the history of coastal hazards in the area.

☒ **Exemption 3**

Those structures and uses found exempt in Table 3 (§8-27.7) (see pg. 5-6)

☐ Letter from the Department of Public Works stating that the proposed project does not constitute "Substantial Improvement," pursuant to §8-27.2

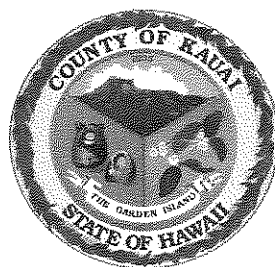
Exemption Determination (to be completed by Planning Department)

Pursuant to §8-27.3 the Kaua'i County Code, 1987 as amended, the Planning Department hereby certifies the proposed structure(s) or subdivision(s) as exempt from those shoreline setback determination requirements established under §8-27.8.

Planning Director or designee

2/26/14

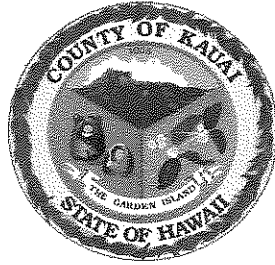
Date



PLANNING DEPARTMENT SHORELINE SETBACK INFORMATION

Table 3. This table is presented for Exemption 3 (§8-27.7).

Permitted Structures within the shoreline setback area	
(a)	The following structures are permitted in the shoreline setback area. All structures and/or landscaping not specifically permitted in the section are prohibited without a variance.
(1)	Existing conforming and nonconforming structures/activities
(2)	Structure or activity that received a shoreline variance or administrative approval prior to February 26, 2008.
(3)	A structure or activity that is necessary for, or ancillary to, continuation of agriculture or aquaculture existing on the shoreline setback area on June 16, 1989.
(4)	"Temporary structures" as defined in Section 8-27.2. To ensure that there will be no irreversible or long-term adverse effects, the Director shall require as a condition of a permit the restoration of the site to its original condition or better, and the Director may require a bond to ensure such restoration.
(5)	A structure that consists of maintenance, repair, reconstruction, and minor additions or alterations of legal boating, maritime, or water sports recreational facilities, which are publicly owned, and which result in no interference with natural beach processes; provided that permitted structures may be repaired, but shall not be enlarged within the shoreline setback area without a variance.
(6)	Repairs to a lawfully existing structure, including nonconforming structures, provided that: <ul style="list-style-type: none"> (A) The repairs do not enlarge, add to or expand the structure; increase the size or degree of non-conformity; or intensify the use of the structure or its impact on coastal processes; (B) The repairs do not constitute a substantial improvement of the structure; and (C) The repairs are permitted by the Comprehensive Zoning Ordinance, Development Plans, building code, floodplain management regulations, special management area requirements under HRS Chapter 205A and any other applicable rule or law.
(7)	Beach nourishment or dune restoration projects approved by all applicable governmental agencies.
(8)	A structure approved by the Director as a minor structure.
(9)	Qualified demolition of existing structures.
(10)	Unmanned civil defense facilities installed for the primary purposes of: (i) warning the public of emergencies and disasters; or (ii) measuring and/or monitoring geological, meteorological and other events.
(11)	Scientific studies and surveys, including archaeological surveys.
(12)	Structures built by a governmental agency to address an emergency as declared by the Governor of the State of Hawai'i, the Mayor of the County of Kaua'i or any other public official authorized by the law to declare an emergency.
(13)	Structures relating to film productions that have received a County Revocable Film Permit. Structures undertaken for film productions must be removed within thirty (30) days following the completion of the film production.
(14)	Structures required for remedial and removal actions undertaken pursuant to Chapter 128D of the Hawai'i Revised Statutes.



PLANNING DEPARTMENT SHORELINE SETBACK INFORMATION

(b)	The following conditions shall apply to any new structure permitted in the shoreline setback area:
(1)	All new structures shall be constructed in accordance with the standards for development in Chapter 15, Article 1, Flood Plain Management, Kaua'i County Code 1987, as amended, relating to coastal high hazard districts and FEMA guidelines regarding construction in areas mapped on Flood Insurance Rate Maps as flood hazard areas.
(2)	The applicant shall agree in writing that the applicant, its successors, and permitted assigns shall defend, indemnify, and hold the County of Kaua'i harmless from and against any and all loss, liability, claim or demand arising out of damages to said structures from any coastal natural hazard and coastal erosion.
(3)	The applicant shall agree in writing for itself, its successors and assigns that the construction of any erosion-control or shoreline hardening structure and/or landscaping shall not be allowed to protect the permitted structure during its life, with the exception of approved beach or dune nourishment fill activities, and landscape planting and irrigation located more than forty feet (40') from the shoreline.
(4)	Unless otherwise provided, all new structures and/or landscaping shall not: <ul style="list-style-type: none"> (A) adversely affect beach processes, (B) artificially fix the shoreline, (C) interfere with public access or public views to and along the shoreline, (D) impede the natural processes and/or movement of the shoreline and/or sand dunes, or (E) alter the grade of the shoreline setback area.
(5)	All new structures shall be consistent with the purposes of this article and HRS Chapter 205A, as amended, and shall be designed and located to minimize the alteration of natural landforms and existing public views to and along to the shoreline.
(6)	The requirements of this Subsection (b) shall run with the land and shall be set forth in a unilateral agreement recorded by the applicant with the Bureau of Conveyances or the Land Court, whichever is applicable, no later than thirty (30) days after the date of final shoreline approval of the structure under Section 8-27.8. A copy of the recorded unilateral agreement shall be filed with the Director and the County Engineer no later than forty-five (45) days after the date of the final shoreline determination and approval of the structure and the filing of such with the Director shall be a prerequisite to the issuance of any related building permit.

KAWAIILOA
DEVELOPMENT LLP

December 28, 2015

To: Kauai County Planning Department
Lihue, Kauai,
Hawaii 96766

**RE: AUTHORIZED AGENT FOR KAWAIILOA DEVELOPMENT LLP FOR
COUNTY PERMITTING**

To Whom It May Concern:

Please be advised that Marc Ventura AIA, LLC is an Authorized Agent for Kawaiiloa Development LLP regarding permitting for the **Grand Hyatt Kauai Swimming Pool Bathrooms Alteration Project**. Mr. Ventura will be handling county permit processing requirements.

Sincerely,



Jun Fukada
General Manager
Kawaiiloa Development LLP

Cc
Marc Ventura AIA, LLC

HYATT REGENCY KAUAI POOL RESTROOMS RENOVATION

TMK (4) 2-9-01: 02 & POR.01
POIPU, KAUAI, HAWAII

DRAWING INDEX

ARCHITECTURAL

- A0.0 TITLE SHEET
A1.1 O/A BLDG. PLAN AND DEMO PLAN
A1.2 REVISED PLANS, INTERIOR ELEVATIONS, DETAILS, AND SCHEDULE

MECHANICAL

- M-1 PLUMBING SCHEDULE, PIPING DIAGRAM, NOTES & LEGEND
M-2 PLUMBING PLANS & DIAGRAMS

CODE INFORMATION

GOVERNING CODE INFORMATION:

LATEST COUNTY ADOPTED VERSION OF THE FOLLOWING BUILDING CODES:

INTERNATIONAL RESIDENTIAL BUILDING CODE (IRC)
UNIVERSAL PLUMBING CODE (UPC)
INTERNATIONAL RESIDENTIAL CODE (IRC)
INTERNATIONAL ENERGY CONSERVATION (IECC)
NATIONAL ELECTRICAL CODE (NEC)
INTERNATIONAL PLUMBING CODE (IPC)
UNIFORM FIRE CODE W/LOCAL AMENDMENTS
NFPA STANDARD 13
NFPA STANDARD 54
NFPA STANDARD 80A
NFPA STANDARD 802
NFPA STANDARD 86
NATIONAL ELECTRIC CODE (NEC)
KAUAI COUNTY CODE (CZO)
AMERICANS W/ DISABILITIES ACT - 2010 STANDARDS
LIFE SAFETY CODE

ASSUMED CONSTRUCTION TYPE:
OCCUPANCY TYPE:
ZONING: RR-10

NO FIRE SEPARATION REQUIRED

PROJECT GENERAL NOTES:

1. CODE COMPLIANCE
CODE COMPLIANCE IS MANDATORY. THE GENERAL CONTRACTOR AND SUB-CONTRACTORS SHALL BE RESPONSIBLE FOR ENSURING THAT ALL PROJECT CONSTRUCTION AND PROJECT CONSTRUCTION METHODS SATISFY ALL APPLICABLE CODES AND FOR OBTAINING ALL PERMITS AND REQUIRED APPROVALS BY ALL GOVERNING BODIES. ANY INFORMATION CONTAINED WITHIN THE DRAWINGS AND SPECIFICATIONS SHALL NOT PERMIT WORK THAT DOES NOT MEET ALL CURRENT CODE REQUIREMENTS, AND ANY INCOMPLETE INFORMATION CONTAINED PER ABOVE DOES NOT RELIEVE THE GENERAL CONTRACTOR FROM THE RESPONSIBILITY OF VERIFYING ALL CODE REQUIREMENTS AND MEETING ALL CODE REQUIREMENTS.

2. SCOPE OF WORK:
THE SET OF DRAWINGS CONTAINED WITHIN CONSTITUTES A "BUILDER'S SET" SCOPE OF WORK WITH LIMITED ARCHITECTURAL SERVICES AS APPROVED BY THE OWNER. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONDITIONS, PROJECT COORDINATION, FINISHES AND DETAILING TO COMPLETE THE PROJECT PER "INDUSTRY STANDARDS".

3. FIELD VERIFICATION:
ALL CONDITIONS AND DIMENSIONS TO BE FULLY VERIFIED IN THE FIELD BY THE CONTRACTOR BEFORE COMMENCING ANY NEW WORK OR ORDERING ANY MATERIALS.

4. DISCREPANCIES, OMISSIONS, AND CONFLICTS:
DUE TO THE COMPLEXITY OF THE DESIGN AND CONSTRUCTION PROCESSES THE CONTRACTOR SHALL INFORM THE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES, OMISSIONS AND/OR CONFLICTS BETWEEN THE FIELD DIMENSIONS/CONDITIONS AND THE DRAWINGS, AND MUST RECEIVE APPROVAL AND DIRECTION TO RESOLVE SAID ISSUES FROM THE ARCHITECT PRIOR TO MOVING FORWARD WITH ANY NEW WORK (TYP). SHOULD ANY ADDITIONAL GUIDANCE BE NEEDED BY THE CONTRACTOR FOR CONSTRUCTION OF ANY ASPECT OF THIS PROJECT, THE GENERAL CONTRACTOR SHALL IMMEDIATELY NOTIFY ARCHITECT, AND MUST RECEIVE DIRECTION/APPROVAL FROM THE ARCHITECT PRIOR TO MOVING FORWARD WITH ANY NEW WORK (TYP). FAILURE ON THE PART OF THE GENERAL CONTRACTOR TO GIVE SIMPLE NOTICE TO THE ARCHITECT SHALL RELIEVE THE ARCHITECT AND OTHER PROJECT CONSULTANTS OF ANY LIABILITY OR RESPONSIBILITY OF ANY CONSEQUENCES THAT MAY IMPACT THE PROJECT.

5. DUTY OF COOPERATION:
RELEASE OF THESE PLANS CONTEMPLATES FURTHER COOPERATION BETWEEN THE OWNER, HIS CONTRACTOR AND THE ARCHITECT.

ACCEPTANCE OF REDIPT OF THESE PLANS BY THE OWNER AND HIS CONTRACTOR AND THE USE THEREOF CONSTITUTES ACCEPTANCE OF, AND COMPLIANCE WITH, ALL INFORMATION, TERMS AND CONDITIONS CONTAINED IN THE SET OF DRAWINGS WITHIN BY THE OWNER AND CONTRACTOR.

DESIGN AND CONSTRUCTION ARE COMPLEX, THE ARCHITECT AND PROJECT CONSULTANTS HAVE PERFORMED THEIR SERVICES WITH CARE AND DUE DILIGENCE, HOWEVER, PERFECTION CANNOT BE GUARANTEED.

COMMUNICATION IS IMPERFECT, AND EVERY CONTINGENCY CANNOT BE ANTICIPATED IN ADVANCE.

IT IS THE RESPONSIBILITY OF THE OWNER AND HIS CONTRACTOR TO REVIEW ALL DRAWING SETS AND DRAWING SET INFORMATION UPON RECEIPT OF ANY DRAWING SET AND IN ADVANCE OF STARTING ANY NEW WORK OR PLACING ANY ORDERS. THE OWNER AND/OR HIS CONTRACTOR HAVE A DUTY TO INFORM THE ARCHITECT AND THE PROJECT CONSULTANTS OF ANY DISCREPANCIES, OMISSIONS OR AMBIGUITIES IN A TIMELY MANNER SUCH THAT THE ARCHITECT AND PROJECT CONSULTANTS HAVE ADEQUATE TIME TO FULLY ANALYZE AND REVIEW ANY PROJECT ISSUE, AND TO ALLOW FOR SOLVING ANY SUCH PROJECT ISSUE. FAILURE TO PROVIDE SAID SIMPLE PROMPT NOTICE BY THE OWNER AND HIS CONTRACTOR COMPOUNDS MISUNDERSTANDINGS AND POTENTIALLY IMPACTS AND INCREASES CONSTRUCTION TIMEFRAME, SCOPE, AND PROJECT COSTS, AND THUS FAILURE BY THE OWNER AND HIS CONTRACTOR TO PROVIDE SIMPLE PROMPT NOTICE TO THE ARCHITECT SHALL RELIEVE THE ARCHITECT AND OTHER PROJECT CONSULTANTS OF ANY LIABILITY OR RESPONSIBILITY OF ANY CONSEQUENCES THAT MAY IMPACT THE PROJECT. ANY ACTIONS TAKEN BY THE OWNER AND/OR CONTRACTOR ON ANY SUCH PROJECT ISSUE, DISCREPANCIES, OMISSIONS OR AMBIGUITIES WITHOUT RECEIVING PRIOR DIRECTION AND APPROVAL FROM THE ARCHITECT SHALL ALSO RELIEVE THE ARCHITECT AND OTHER PROJECT CONSULTANTS OF ANY LIABILITY OR RESPONSIBILITY OF ANY CONSEQUENCES THAT MAY IMPACT THE PROJECT.

THIS DRAWING SET IS FOR THE PURPOSES OF CONSTRUCTING THE PROJECT LOCATED SOLELY AT THE ADDRESS AND LOCATION NOTED IN THE DRAWING SET. COPIES OF THE DRAWINGS, IN FULL OR IN PART, OR ANY OTHER PART OF THE PROJECT INFORMATION CREATED FOR THIS PROJECT, FOR ANYTHING OTHER THAN FOR THE PURPOSES OF COMPLETING THE PROJECT NAMED IN THE DRAWING SET, ARE FORBIDDEN.

6. PROJECT NOTES:
THE OWNER AND HIS CONTRACTOR BY ACCEPTING THE DRAWING SET AND THE USE THEREOF ACCEPT ALL NOTES, DESCRIPTIONS, DRAWINGS AND TEXT CONTAINED WITHIN THE DRAWING SET AND THAT ALL OF THE ABOVE ARE TYPICAL IN NATURE FOR THE ENTIRE PROJECT UNLESS NOTED OTHERWISE. FAILURE ON THE PART OF THE OWNER AND/OR HIS CONTRACTOR TO COMPLY WITH THE TERMS, CONDITIONS, NOTES TEXT AND DRAWINGS CONTAINED WITHIN THE DRAWING SET SHALL RELIEVE THE ARCHITECT AND PROJECT CONSULTANTS OF ALL LIABILITY AND RESPONSIBILITY OF ANY CONSEQUENCES THAT MAY IMPACT THE PROJECT.

7. PROJECT CHANGES:
ANY ITEMS DESCRIBED HEREIN THAT IMPACT THE PROJECT QUALITY, INTEGRITY, BUDGET OR TIME SHALL BE REQUESTED BY THE GENERAL CONTRACTOR VIA A WRITTEN "CHANGE ORDER REQUEST" PRIOR TO COMMENCING SUCH WORK OR PLACING ANY ORDERS, AND IS TO BE SUBMITTED IN A TIMELY MANNER TO THE ARCHITECT SUCH THAT SUFFICIENT TIME IS PROVIDED TO ALLOW FULL INVESTIGATION, REVIEW, COORDINATION AND ACTION UPON THE PROPOSED CHANGE BY THE ARCHITECT, AND PERFORMANCE OF ANY SUCH CHANGE WITHOUT APPROVAL BY A "CHANGE ORDER" INDICATED THAT THE GENERAL CONTRACTOR ACKNOWLEDGES NO IMPACT TO THE ABOVE PROJECT CRITERIA. CHANGES MADE WITHOUT THE APPROVAL OF THE ARCHITECT OR RELATED OTHER PROJECT CONSULTANTS ARE UNAUTHORIZED AND SHALL RELIEVE THE ARCHITECT AND OTHER PROJECT CONSULTANTS OF ANY LIABILITY OR RESPONSIBILITY OF ANY CONSEQUENCES THAT MAY IMPACT THE PROJECT.

8. WORKMANSHIP:
IT IS THE INTENT AND MEANING OF THE SET OF DRAWINGS HEREIN THAT THE CONTRACTOR AND EACH SUB-CONTRACTOR PROVIDE ALL LABOR, MATERIALS, TRANSPORTATION, EQUIPMENT AND SERVICES, AND COMPLETE THE PROJECT WITHIN THE RECOGNIZED STANDARDS OF THE INDUSTRY AND TRADES RELATED TO THE ABOVE.

9. SUBSTITUTIONS:
SUBSTITUTIONS OF EQUAL PRODUCTS MUST RECEIVE APPROVAL FROM THE ARCHITECT AND OWNER. SUBSTITUTIONS MADE WITHOUT THE APPROVAL OF THE ARCHITECT ARE UNAUTHORIZED AND SHALL RELIEVE THE ARCHITECT AND OTHER PROJECT CONSULTANTS OF ANY LIABILITY OR RESPONSIBILITY OF ANY CONSEQUENCES THAT MAY IMPACT THE PROJECT.

10. CONSTRUCTION SAFETY:
IT IS NOT THE INTENT NOR THE RESPONSIBILITY OF THE SET OF DRAWINGS HEREIN TO ADDRESS CONSTRUCTION SAFETY. THE GENERAL CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL CONSTRUCTION SAFETY PER ALL STATE AND FEDERAL SAFETY REGULATIONS. GENERAL CONTRACTOR TO LOCATE AND FULLY PROTECT ALL UTILITIES PRIOR TO COMMENCING ANY NEW WORK, INCLUDING ALL CONDITIONS AND ADJOINING PROPERTIES (TYP).

11. FIELD CUTTING OF STRUCTURAL MEMBERS:
THE GENERAL CONTRACTOR AND SUB-CONTRACTORS SHALL FIELD COORDINATE AND RECEIVE APPROVAL FROM THE STRUCTURAL ENGINEER BEFORE ANY CUTTING, NOTCHING OR DRILLING OF ANY CAST-IN PLACE CONCRETE, STEEL FRAMING OR ANY OTHER STRUCTURAL ELEMENTS WHICH MAY AFFECT THE STRUCTURAL INTEGRITY OF THE BUILDING, AND ANY BORING OF STUDS OR RASTERS OR JOISTS FOR MECHANICAL, PLUMBING OR ELECTRICAL RUNS. GENERAL CONTRACTOR OR SUB-CONTRACTORS TO FOLLOW THE LOCAL BUILDING CODE, MANUFACTURER'S OR SUPPLIER'S SPECIFICATIONS, AND STRUCTURAL DRAWING REQUIREMENTS.

12. DIMENSIONS:
DO NOT SCALE THESE DRAWINGS.

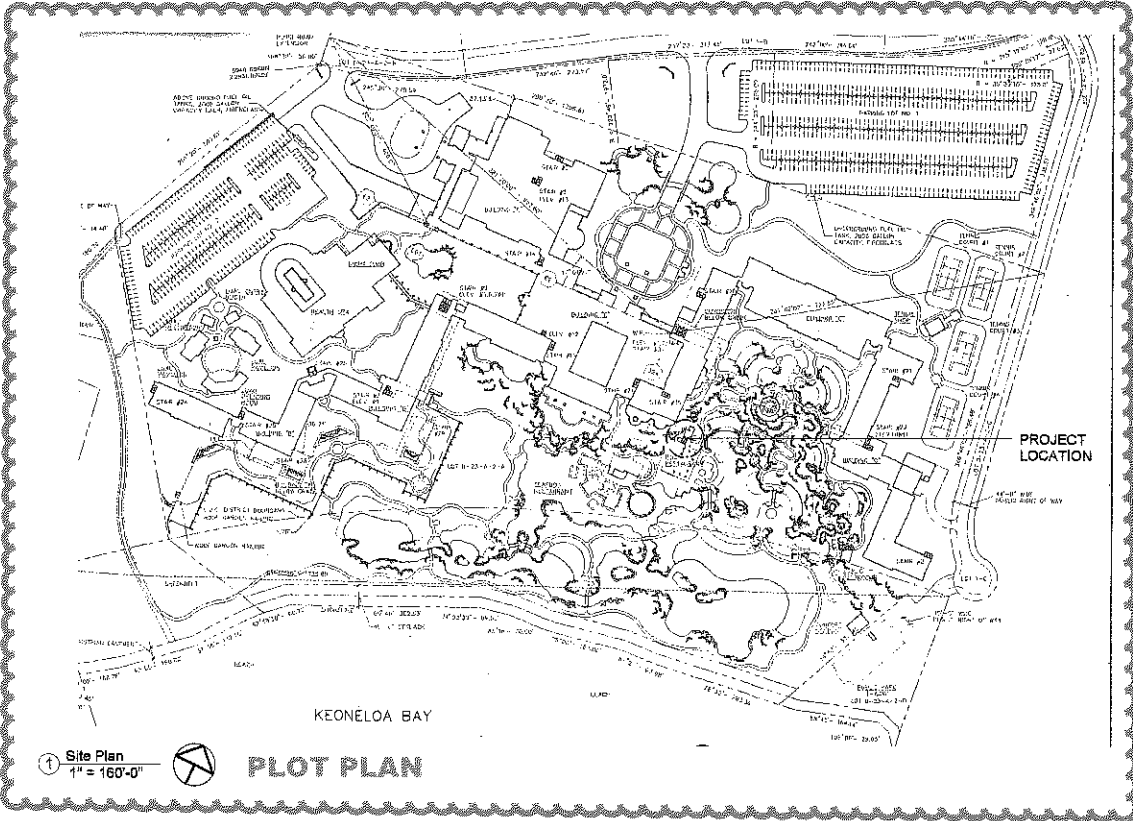
GENERAL CONTRACTOR IS REQUIRED TO REVIEW AND VERIFY THE CONTENTS OF THE DRAWINGS AND ALL DIMENSIONS IN THE DRAWING SET PRIOR TO BEGINNING ANY WORK OR ORDERING ANY MATERIALS. ANY DISCREPANCIES, OR OMISSIONS TO BE BROUGHT TO THE ARCHITECT'S ATTENTION IN WRITING IMMEDIATELY.

DIMENSIONS ARE TO THE FACE OF FRAMING MEMBERS, FACE OF WOOD OR CONCRETE, OR TO CENTERLINES WHERE NOTED. SOME DIMENSIONS ARE TO FACE OF FINISH (EX. WHEN DIMENSIONS CASEWORK).

13. INSULATION:
GENERAL CONTRACTOR TO ENSURE BUILDING INSULATION MEETS ALL CODE REQUIREMENTS AND CALLOUTS IN THE SET OF DRAWINGS HEREIN MEET CURRENT CODE REQUIREMENTS.

14. ELECTRICAL AND MECHANICAL:
GENERAL CONTRACTOR TO COORDINATE W/ OWNER FOR MECHANICAL, ELECTRICAL, INTERNET AND ANY SPECIAL WIRING OR ELECTRICAL REQUIREMENTS, AND TO ENSURE ALL MEET ALL LOCAL CODES. GENERAL CONTRACTOR TO PROVIDE THE ARCHITECT WITH ANY SHOP DRAWINGS AND PRODUCT LITERATURE FOR REVIEW AND APPROVAL PRIOR TO ORDERING ANY WORK OR MATERIALS. GENERAL CONTRACTOR SHALL VERIFY ALL ELECTRICAL, GAS, WATER AND DRAINAGE REQUIREMENTS FOR ALL EQUIPMENT AND PROVIDE ALL NECESSARY MECHANICAL SERVICE OR VENTING REQUIRED FOR PROPER OPERATION. VERIFY LOCATION OF ALL PLUMBING VENTS/PENETRATIONS PRIOR TO INSTALLATION. LOCATE WAY FROM ROOF VALLEYS AND WITHIN 5'-0" OF ROOF RIDGE. LOCATE ON BACKSIDE OF HOUSE WHERE POSSIBLE. INSTALLATION OF ALL EQUIPMENT SHALL BE IN STRICT COMPLIANCE WITH MANUFACTURER'S INSTALLATION OF SPECIFICATIONS AND RECOMMENDATIONS.

15. PLUMBING:
GENERAL CONTRACTOR TO ENSURE ALL WET PLUMBING ROUTED AND INSULATED AS REQUIRED TO PREVENT HEAT LOSS.



COUNTY OF KAUAI
CHAPTER 12, KAUAI COUNTY BUILDING CODE
KAUAI COUNTY CODE 1987, AS AMENDED

ARTICLE 6 - ENERGY CODE

I certify that the design is in compliance with the Energy Code pertaining to:
Section 12 - 6.3 Adoption of the International Energy Conservancy Code (IECC)
Section 12 - 6.4 Local Amendments to the IECC

Signature: Marc Ventura Date: 11/18
Name: Marc Ventura
Title: _____
License No.: _____

MARC VENTURA, AIA, LLC



EXP. DATE: April 30, 2018
The work was prepared by me or under my supervision and construction of the project will be under observation.

Signature: Marc Ventura

MARC VENTURA, AIA, LLC
4202 Rice St.
Lihue, Kauai 96766
Phone: 808 246 3936
Fax: 808 246 3936

DATE	DESCRIPTION	REV

HYATT REGENCY KAUAI
POOL RESTROOMS
RENOVATION
TMK (4) 2-9-01: 02 & POR.01
POIPU, KAUAI, HAWAII

A0.0
TITLE SHEET